

TOWN OF BUCKEYE

COUNCIL RETREAT

SATURDAY, SEPTEMBER 18, 2004

MINUTES

**Cocina Restaurant
Raven Golf Clubhouse
4242 N. Golf Drive
Buckeye, AZ 85326
8:30 a.m. to 4:30 p.m.**

Accessibility for all people with disabilities will be provided upon request. Please telephone your accommodation request (623 386-4691) 72 hours in advance if you need a sign language interpreter or alternate materials for a visual or hearing impairment.

Breakfast was served at 8:00 a.m. and everyone was welcomed by Carroll Reynolds at 8:40 a.m.

Members Present: Vice Mayor Urwiller, Councilman Meck, Councilman Beard, Councilwoman May, Councilman Doster, and Councilman Garza.

Members absent: Mayor Hull

Development Board Present: Annette Napolitano, Ruben Jimenez, Tana Wrublik, Bill Raney, Dave Rioux, Carol Kempiaik, and John Hawley.

Staff Present: Carroll Reynolds, Scott Ruby, Linda Garrison, Lucinda Aja, Tim Fitzpatrick, Larry Harmer, Rick Morley, Bob Costello, and Woody Scoutten.

Audience: Morning Session: Chris Heeter
Afternoon Session: Bob Spears

Presentation on Development by Doug Ballard, Community Development Director, City of Chandler.

Carroll Reynolds introduced Doug Ballard of the City of Chandler who gave a PowerPoint slide presentation on the experience the city has had through trial and error with the development standards including architectural style and color, and housing density. He pointed out that the future of residents both present and future depends on the standards set now and that quality is more important than quantity. He also stressed that it is important to set aside land for non-residential uses. Mr. Ballard stated that it was important for Buckeye to create a vision which will identify the right balance for Buckeye and stick to it. The process needs to be reviewed on a regular basis to see that the vision is still in place. Mr. Ballard reviewed tools for building a sustainable city (see attached handout) such as quality development standards, effective review process, PAD zoning, Chandler's residential standards, etc.

10:15-10:30 Break

After the break Mr. Ballard continued the power point presentation on multi-family standards, commercial development standards, and signs for multi-tenant centers. General discussion followed.
(See attached power point handout)

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12:00 - 1:00 Lunch

Review of Zoning and Engineering Standards by Carroll Reynolds and Larry Harmer.

After lunch there was an open discussion of the future development and engineering standards for Buckeye. Engineering standards from Oro Valley, Glendale, Goodyear, Avondale, Peoria, and Chandler were reviewed and discussed. Verrado's development guidelines were also presented for review. There was much discussion about lot sizes, setbacks, front lot widths, density, street width, housing design, and long term community effect.

2:30-2:45 Break

Discussion continued on which design standards would be best suited for Buckeye. After much discussion staff was directed to gather information from the City of Glendale and the City of Peoria and prepare development codes as well as design standards for the Town of Buckeye.

Closing

Carroll Reynolds concluded the retreat at 3:15 and thanked all for coming. Vice Mayor Urwiller also expressed his thanks to those in attendance for working together for a better Buckeye.

Dustin Hull, Mayor

ATTEST:

Linda Garrison, Town Clerk

I hereby certify that the foregoing is a true and correct copy of the Council Retreat held on the 18th day of September, 2004. I further certify that the meeting was duly called and that a quorum was present.

Linda Garrison, Town Clerk